

Know all Men by these Presents,**26825**

That I, MICHAEL M. NAWFEL, of Waterville in the County of Kennebec and State of Maine,

in consideration of ONE (\$1.00) DOLLAR and other valuable consideration,

paid by MICHAEL J. BERNSTEIN and JOANNE E. BERNSTEIN, (husband and wife), of Brooklyn in the County of Kings and State of New York,

whose mailing address is 3848 Maple Avenue -- Brooklyn, New York 11224,

TRANSFER
TAX
PAID

the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain, sell and convey unto the said

MICHAEL J. BERNSTEIN and JOANNE E. BERNSTEIN,

as joint tenants and not as tenants in common, their heirs and assigns forever,

A certain lot or parcel of land with the buildings thereon, situated in Waterville in the County of Kennebec and State of Maine, and bounded and described as follows:

Northerly one hundred forty-four (144) feet by the southerly line of Morrill Avenue; westerly one hundred nine (109) feet by land of Charles A. Flood; southerly ninety-five and two-twelfths (95-2/12) feet by land of George F. Gilman; and easterly one hundred twenty-one and one-half (121½) feet by the westerly line of Middle Street.

Being the same premises conveyed to the Grantor herein by the following Deeds:

Warranty Deed from Merton S. Bessey, Sr. et al, dated November 28, 1973, recorded in the Kennebec Registry of Deeds in Book 1695, Page 86 and by Administrator's Deed from Merton S. Bessey, Sr., dated November 28, 1973, and recorded in the Kennebec Registry of Deeds in Book 1695, Page 85.

To have and to hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said MICHAEL J. BERNSTEIN and JOANNE E. BERNSTEIN,
as joint tenants and not as tenants in common, their heirs and assigns, to their own use and behoof forever.

And I do **covenant** with the said Grantees, their heirs and assigns, that lawfully seized in fee of the premises, that they are free of all encumbrances;
that I have good right to sell and convey the same to the said Grantees to hold as aforesaid;
and that I and my heirs shall and will **warrant and defend** the same to the said Grantees, their heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof, I, the said MICHAEL M. NAWFEL,

~~XXXXXX~~

~~Husband/wife of the said~~

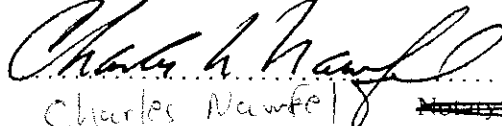
joining in this deed as Grantor and relinquishing and conveying all rights by deed or otherwise to the above described premises, have hereunto set my hand and seal this 14th day of the month of November, A.D. 19 86.

Signed, Sealed and Delivered
in presence of


Michael M. Nawfel

State of Maine, County of Kennebec, ss. November 14th, 19 86.
Then personally appeared the above named MICHAEL M. NAWFEL,

and acknowledged the foregoing instrument to be his free act and deed.

Before me, 
Charles Nawfel Notary Public
Attorney at Law

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